

Prepared by and
Return to: William F. Hagan
Post Office Box 679
Hernando, MS. 38632
(601) 429-9048

SUSAN A. COX SPARKS, ET VIR,
Grantors
TO
KAREN D. HOLLEY, ET VIR,
Grantees
WARRANTY DEED

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, We, **SUSAN A. COX SPARKS, fka SUSAN A. COX, and husband, J. RALPH SPARKS**, do hereby grant, bargain, sell, convey, and warrant to **KAREN D. HOLLEY and husband, MICHAEL J. HOLLEY**, as tenants by the entirety with full rights of survivorship and not as tenants in common, that certain real property lying and being situated in the City of Hernando, DeSoto County, Mississippi, and being more particularly described as follows:

Lot 19, Short Fork Farms, in Section 8, Township 3 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 17, Pages 29-35, in the office of the Chancery Clerk of DeSoto County, Mississippi.

The above described real property is conveyed subject to road rights of way, public utility easements, and zoning, subdivision, and health department regulations of the City of Hernando, DeSoto County, Mississippi; subject to any matters which might be revealed by an accurate current survey; subject to any prior reservation or conveyance of oil, gas, or mineral rights of any kind or character whatsoever; subject to covenants, limitations, and restrictions of said subdivision as shown on plat of said subdivision of record in Plat Book 17, Pages 29-35, and/or elsewhere, of the records of DeSoto County, Mississippi; and subject to taxes for the year 2004.

Taxes for the year 2004 are being pro-rated on an estimated basis to the date of this instrument. Grantors shall be liable to Grantees for any shortage in such estimated amount which may be determined upon publication of said taxes. Taxes for all subsequent years are to be the responsibility of Grantees, their heirs, successors, and/or assigns.

Possession of said real property shall be given to Grantees upon delivery of this Deed.
Witness our signatures, this the 14th day of May, 2004.

Susan A. Cox Sparks
SUSAN A. COX SPARKS

J. Ralph Sparks
J. RALPH SPARKS

Mr. and Mrs. J. Ralph Sparks
11410 Lakeview Dr.
Hernando, MS 38632
Home: (662) 429-6676
Work: () RETIRED

Mr. and Mrs. Michael J. Holley
1110 Middle Buster Road
Hernando, MS 38632
Home: (662) 462-8136
Work: (662) 890-2500

STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said County and State, the within named **SUSAN A. COX SPARKS, fka SUSAN A. COX, and husband, J. RALPH SPARKS**, who each acknowledged that they signed and delivered the above and foregoing **WARRANTY DEED** as their free and voluntary act and deed on the day and date mentioned therein and for the purposes therein expressed.

Given under my hand and official seal of office, this the 14th day of May, 2004.

William F. Hagan
NOTARY PUBLIC

